

Applicants are reminded that all Return Receipts
From Certified Mail of Public Hearing must be submitted prior to
Public Hearing for application to be heard
All Applicants and Property Owners
and/or their Legal Representative Must Be Present

AGENDA
NOTICE OF MEETING
WARRICK COUNTY AREA BOARD OF ZONING APPEALS

Regular meeting to be held in the Commissioners Meeting Room,
Third Floor, Historic Courthouse,
Boonville, Indiana
Wednesday, April 23, 2008 at 6:00 P.M.
North & South doors of the Historic Courthouse open at 5:40 P.M.

ROLL CALL:

MINUTES: To approve the minutes of the last regular meeting held March 26, 2008.

SPECIAL USES:

BZA-SU-08-09 – Applicant & Owner: Kimberly A. Doty
Premises – Property located on the E side of Maurer Rd. (E 250) approximately 500' S of the intersection formed by Maurer Rd. (E250) and Tennyson Rd. (N 275), Skelton Twp., 2488 Maurer Rd. (Complete legal on file)
Nature of Case – Applicant requests a Special Use, SU-24, for the requirements as set forth in the Comprehensive Zoning Ordinance in effect for Warrick County, IN, to allow a dog kennel in an "A" Agriculture Zoning District. *Advertised in the Boonville Standard on April 10, 2008.*

BZA-SU-08-11 – Applicant: United Minerals, Inc. by Gregory Olinger, Pres. Owner: Midwest Coal Reserves of Indiana, LLC by Charles A. Burggraf, Vice Pres.
Premises – 435.9 acres located on the N side of Holder Hill Rd (N 800), S side of Big Creek, E side of Peabody Railroad to Yankeetown Dock and the W side of SR 61, Hart Twp. (Complete legal on file)
Nature of Case – Applicant requests a Special Use, SU-15, for the district requirements as set forth in the Comprehensive Zoning Ordinance in effect for Warrick County, IN, to allow mineral extraction, storage and processing in an "A" Agriculture and "CON" Recreation and Conservancy Zoning District. *Advertised in the Boonville Standard on April 10, 2008.*

BZA-SU-08-12 – Applicant: Alvey's Sign Co., Inc. by John Reiplinger, Admin. of H.R. Owner: Blessing Properties, LLC c/o Summit Rest Estate by Scott Hiatt, Agent
Premises – Property located on the N side of Ruffian Ln. approximately 0' W of the intersection formed by Ruffian Ln. and Triple Crown Dr., Lt 78B in the Replat of Triple Crown Estates Corrected Replat, Ohio Twp., 8788 Ruffian Ln.
Nature of Case – Applicant requests a Special Use, SU-8, for the requirements as set forth in the Comprehensive Zoning Ordinance in effect for Warrick County, IN, to allow a message board on an existing sign in a "C-1" Neighborhood Commercial Zoning District. *Advertised in the Boonville Standard on April 10, 2008.*

VARIANCES:

BZA-V-08-06 – Applicant: Habitat for Humanity for Warrick County by Dennis Juncker, Construction Supervisor. Owner: Lake Group Inc. by Jerry Aigner, Secretary.

Premises – Property located on the S side of Drake Dr. approximately 95' W of the intersection formed by Drake Dr. and Mallard Cir., Ohio Twp., Lot 84 in Mallard Lake Phase I Subdivision. 7909 Drake Dr.

Nature of Case – Applicant requests a Variance from the requirements as set forth in the Comprehensive Zoning Ordinance in effect for Warrick County, IN to allow an Improvement Location Permit to be issued for a Single Family Dwelling not meeting the minimum front yard requirements, side yard requirements, and rear yard requirements in an "R-2" Multiple Family Zoning District. *Advertised in the Boonville Standard on March 13, 2008.* Continued from the March 26, 2008 meeting.

BZA-V-08-07 – Applicant & Owner: Gary & Brenda Nook

Premises – Property located on the W side of Two Story Rd. (E 100) approximately .75 miles S of the intersection formed by Two Story Rd. (E 100) and Degonia Rd. (N 100), Boon Twp., 233 N Two Story Rd. (Complete legal on file)

Nature of Case – Applicant requests a variance from the requirements as set forth in the Comprehensive Zoning Ordinance in effect for Warrick County, IN, to allow an Improvement Location Permit to be issued for a single family dwelling to be constructed on property with an existing single family dwelling to be removed in an "A" Agriculture Zoning District. *Advertised in the Boonville Standard on April 10, 2008.*

BZA-V-08-10 – Applicant & Owner: Douglas & Carla Hazel

Premises – Property located on the W side of Foxmoor Dr. approximately 0' N of the intersection formed by Foxmoor Dr. and Lincoln Ave., Ohio Twp., Lt. 44 in Feildstone Sec. A Subdivision, 4499 Foxmoor Dr.

Nature of Case – Applicant requests a variance from the requirements as set forth in the Comprehensive Zoning Ordinance in effect for Warrick County, IN, to allow an Improvement Location Permit to be issued for the replacement of a fence exceeding maximum height in a building line in an "R-1" Single Family Zoning District. *Advertised in the Boonville Standard on April 10, 2008.*

OTHER BUSINESS:

ATTORNEY BUSINESS:

EXECUTIVE DIRECTOR BUSINESS:

To transact any other business.